

	Arklow LPF Variation No.5
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Who are you:	Agent
Name:	Echelon Data Centres
Reference:	ARKLPF-165059
Submission Made	November 12, 2025 4:52 PM

Choose one or more categories for your submission. Please also select which settlement you wish to make a submission / observation about.

- Proposed Changes to Volume 2 of the Wicklow County Development Plan 2022-2028

Local Planning Framework PART B Settlement Specific Objectives.

- B.4 Economic Development & Employment
- B.9 Zoning & Land Use

Maps:

- Land Use Map

Maps:

See attached submission document (1no.)

Upload a File (optional)

Submission - Lands at Ballynattin_EDC.pdf, 0.52MB



Wicklow County Council
Planning Department
Forward Planning Section
County Buildings,
Whitegates,
Wicklow Town

12th November 2025

**RE: ARKLOW LOCAL PLANNING FRAMEWORK / VARIATION NO. 5 WICKLOW
COUNTY DEVELOPMENT PLAN 2022 – 2028**

Echelon Data Centres wish to make this submission on the draft Arklow Local Planning Policy Framework, in relation to the zoning of lands at Ballynattin, to the northwest of the M11, located to the southwest of Arklow Town Centre.

The lands in question have been zoned T (Tourism) under the previous Arklow and Environs LAP 2018-2024.

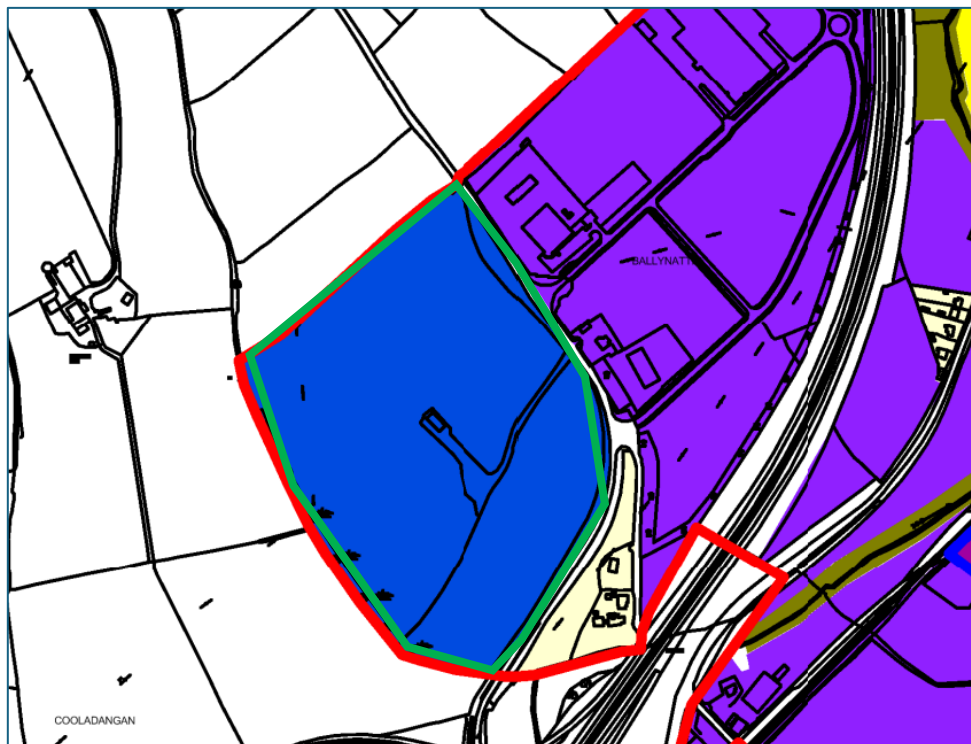


Figure 1: Extract from Arklow and Environs LAP 2018-2024 (subject lands outlined in green)

The draft Arklow Local Planning Framework indicates this Tourism zoning to be retained.

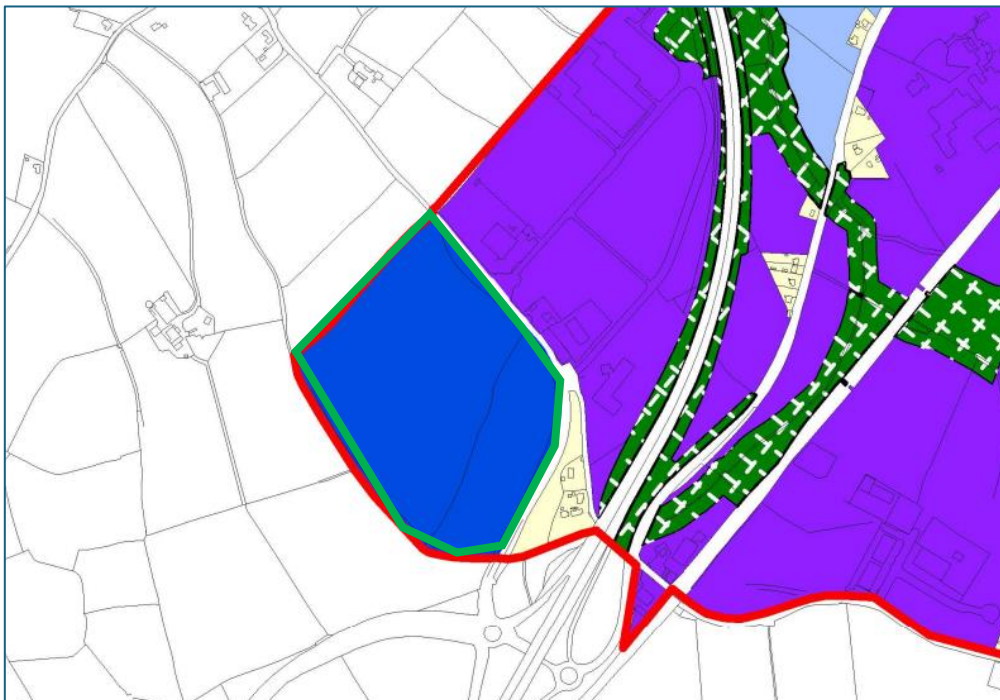


Figure 2: Extract from Draft Arklow Local Planning Framework (subject lands outlined in green)

I wish to submit that these lands would more appropriately be zoned E1 (employment) under the new Local Planning Framework, based on the following reasons:

- The lands have not seen any tourism development come forwards, and nor is any development of that nature likely at this location, given the proximity of the lands to the motorway, and the surrounding context of employment uses, including the IDA Business and Technology Park to the north, and extensive employment lands at and to the north of Kish Business Park to the east.
- The lands benefit from high quality roads infrastructure, including direct access onto a high-quality road which also serves the IDA Business and Technology Park.
- The motorway gives rise to noise which makes the site less suitable for tourism uses, but which would not cause any hinderance to employment uses.



- The topography and scale of the site would be highly appropriate for employment type development.
- The lands are served by local access to utilities.

On this basis, I would support the rezoning of these lands to provide for employment generating uses.

Yours sincerely,

Graeme McWilliams
Director.